

ASKING PRICE

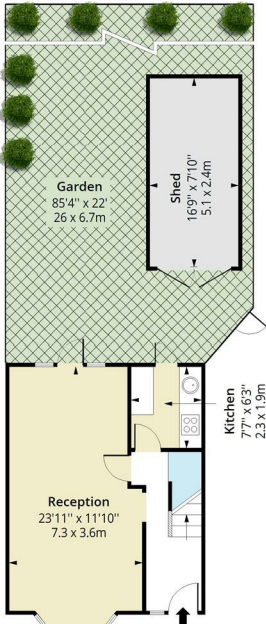
£499,995

Warham Road

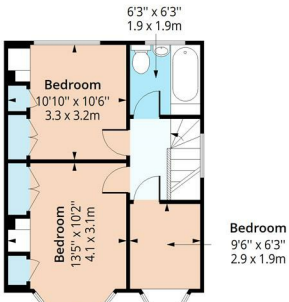
Harrow, HA3 7JE

EPC RATING: D COUNCIL TAX BAND: E

Warham Road HA3
Approx. Gross Internal Area 768 Sq Ft - 71.34 Sq M
Approx. Gross Shed Area 132 Sq Ft - 12.26 Sq M



Ground Floor
Floor Area 381 Sq Ft - 35.39 Sq M



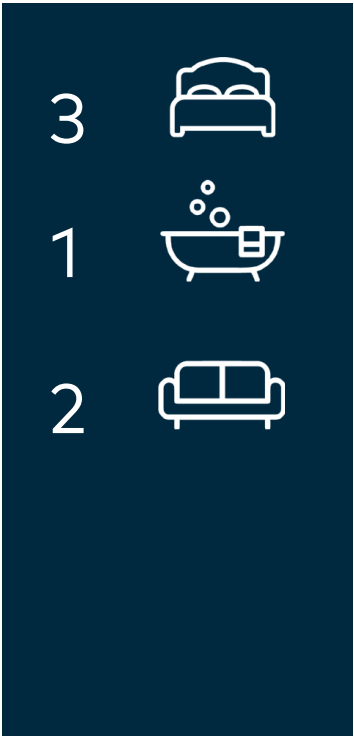
First Floor
Floor Area 387 Sq Ft - 35.95 Sq M



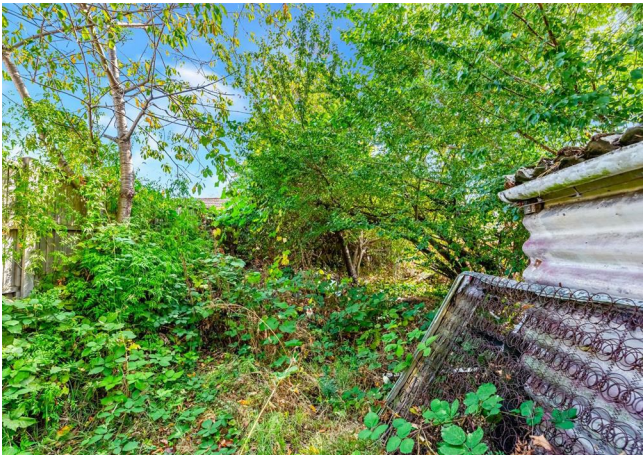
Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaaplus.com

Date: 2/9/2026



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	58	79
	EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Christopher Mark
ESTATE AGENTS

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OFFICE DETAILS

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